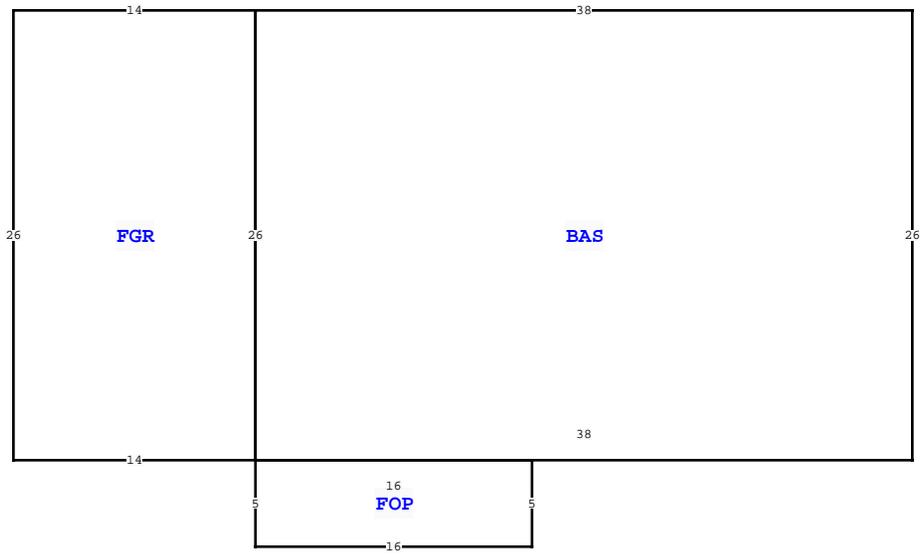


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	10516.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	988	100	
FGR	364	55	
FOP	80	30	
TOTALS	1,432		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2024		Heated Area: 988					HX Base Yr	2024		



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			146,652
TOTAL MARKET OB/XF VALUE			8,120
TOTAL LAND VALUE - MARKET			16,050
TOTAL MARKET VALUE			170,822
SOH/AGL Deduction			18,775
ASSESSED VALUE			152,047
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			100,636
TOTAL JUST VALUE			170,822
NCON VALUE			7,770
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			164,885
LAND:1:1: ACRE FRONTS HWY 240 NEAR COLUMBIA CITY			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053715	Storage Building	6,635	07/30/2025
000053565	Right-of-Way Acce		07/11/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1511/1940	3/18/2024	QC	U	I	11	0
GRANTOR: SLATER MONJA						
GRANTEE: SLATER MARK						
1510/1898	3/18/2024	QC	U	I	12	0
GRANTOR: SLATER MARK						
GRANTEE: SLATER MONJA						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0296	SHED METAL	300.00
2	0166	CONC, PAVMT	0.00
3	0169	FENCE/WOOD	0.00
4	0060	CARPORT F	5,250.00
5	0060	CARPORT F	2,520.00

TOTAL OB/XF														
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND
1	0296	SHED METAL	0	100	0	0	UT	300.00	300.00	50	2007	2007	3	50
2	0166	CONC, PAVMT	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100
3	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100
4	0060	CARPORT F	0	100	25	30	UT	5,250.00	5,250.00	100	2026	2025		100
5	0060	CARPORT F	0	100	0	0	UT	2,520.00	2,520.00	100	2026	2025		100
TOTALS														

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W38 FGR= W14 S26 E14 N26\$ S26 FOP= S5 E16 N5 W16\$ E38 N26\$.	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	222.00	209.00	1.07	AC		1.00	1.00	1.00	15,000.00	15,000.00	16,050							